

STATE OF TEXAS §  
COUNTIES OF POTTER §  
AND RANDALL §  
CITY OF AMARILLO §

On the 11<sup>th</sup> day of November 2013, the Amarillo Planning and Zoning Commission met in a work session in Room 206, second floor of City Hall, at 2:45 PM to review agenda items, then convened in regular session at 3:00 PM in the Commission Chambers on the third floor of City Hall, 509 East 7th Avenue, Amarillo, Texas, with the following members present:

| VOTING MEMBERS            | PRESENT | NO. MEETINGS HELD | NO. MEETINGS ATTENDED |
|---------------------------|---------|-------------------|-----------------------|
| David Craig               | Y       | 52                | 36                    |
| Dean Bedwell              | Y       | 119               | 112                   |
| Judy Day, Chairman        | Y       | 122               | 99                    |
| Casey Webb, Vice-Chairman | Y       | 52                | 42                    |
| Mike Good                 | Y       | 34                | 25                    |
| Anthony Ledwig            | Y       | 34                | 29                    |
| Howard Smith              | Y       | 157               | 138                   |

PLANNING DEPARTMENT STAFF: Rebecca Woods, Planner I  
Kelley Shaw, Planning Director Jan Sanders, Admin Tech

Chairman Day opened the meeting, established a quorum and conducted the consideration of the following items in the order presented. Kelley Shaw, Planning Director, read the staff reports and gave the recommendations for each item.

ITEM 1: Approval of the minutes of the October 28, 2013 meeting

A motion to approve the minutes of the October 28, 2013 meeting was made by Commissioner Ledwig, seconded by Commissioner Webb, and carried 4:0:3, with Commissioners Craig, Bedwell and Day abstaining.

ITEM 2: Z-13-28 rezoning of a portion of Lots 1 and 2, Block 30, Tradewind Air Park Unit No. 8, in Section 153, Block 2, AB&M Survey, Randall County, Texas, plus one-half of all bounding streets, alleys and public ways to change from Agricultural District to Residential District 3 and Moderate Density District. (Vicinity: Williams St. and SE 42<sup>nd</sup> Ave.)  
APPLICANT: Perry Williams

Mr. Shaw stated the applicant is proposing Residential District 3 on the east side of the property and Moderate Density District on the west side of the property. Residential District 3 zoning allows for single-family detached homes, and Moderate Density District allows for single-family attached homes, such as townhomes, duplexes, or apartments. If approved, this request would allow the same type zoning as the property owners along Aldredge St, or the eastern side of the property. The applicant is requesting the change in zoning in order to develop the next phase of the Tradewind Air Park residential subdivision. Mr. Shaw stated staff is of the opinion the applicant's request is appropriate and recommends approval as submitted.

Chairman Day asked if anyone present wished to speak in favor of, or against the rezoning request. Arturo Flores, 4207 S. Aldredge, thanked the staff for considering his concerns about townhomes or apartments directly across from his home.

A motion to approve Z-13-28 was made by Commissioner Bedwell, seconded by Commissioner Good and carried unanimously.

ITEM 3: V-13-04 Vacation of a portion of an existing 20 ft alley in Block 39, San Jacinto Heights Addition, in Section 225, Block 2, AB&M Survey, Potter County, Texas. (Vicinity: SW 6<sup>th</sup> Ave. & Mississippi St.)  
APPLICANT: Mark McKnight

Chairman Day stated V-13-04 would be tabled today and this item will be on the next Planning and Zoning Commission's agenda.

ITEM 4: P-13-74 Lawrence Park Unit No. 32, an addition to the City of Amarillo, being a replat of a portion of Lot 17 and all of Lots 18, 19, and 20, Block 2, Lawrence Place Unit No. 20, in Section 227, Block 2, AB&M Survey, Potter County, Texas. (1.04 acres)(Vicinity: Western St. & Olsen Blvd.)  
DEVELOPER(S): Charles Skibell  
SURVEYOR: H.O. Hartfield

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-13-74 was made by Commissioner Bedwell, seconded by Commissioner Craig and carried unanimously.

ITEM 5: P-13-75 Whitaker's Subdivision Unit No. 2, an addition to the City of Amarillo being a replat of a portion of tracts 42 and 43, Whitaker Subdivision, in Section 92, Block 2, AB&M Survey, Potter County, Texas. (0.76 acres) (Vicinity: W Amarillo Blvd. and Triangle Dr.)  
DEVELOPER(S): Felipe and Alberto Ramirez  
SURVEYOR: David Miller

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. A motion to deny P-13-75 was made by Commissioner Webb, seconded by Commissioner Smith and carried unanimously.

ITEM 6: P-13-76 San Jacinto Heights Addition Unit No. 7, an addition to the City of Amarillo, being a replat of a portion of Lot 3, all of Lots 4, 5, and 6, plus a portion of a 20' wide alley, all situated in Block 39, San Jacinto Heights Addition, in Section 225, Block 2, AB&M Survey, Potter County, Texas. (0.66 acres)(Vicinity: SW 6<sup>th</sup> Ave. & Mississippi St.)  
DEVELOPER(S): Mark McKnight  
SURVEYOR: Daryl Furman

Mr. Shaw stated the plat was not ready and could be resubmitted at a later date at no charge. Mr. Shaw also commented this plat is associated with the vacation item (V-13-04) that was tabled in today's meeting. A motion to deny P-13-76 was made by Commissioner Craig, seconded by Commissioner Ledwig and carried unanimously.

ITEM 7: P-13-77 Centerport Addition Unit No. 5, an addition to the City of Amarillo, being an unplatted tract of land out of Section 72, Block 2, AB&M Survey, Potter County, Texas. (9.75 acres) (Vicinity: Centerport Blvd. and Lakeside Dr.)  
DEVELOPER(S): Richard David  
SURVEYOR: Richard Johnson

A motion to approve P-13-77 was made by Commissioner Craig, seconded by Commissioner Bedwell and carried unanimously.

#### **CARRY OVERS:**

ITEMS 8-12: P-13-68 Pullman Industrial Acres Unit No. 4, P-13-70 City Park Unit No. 17, P-13-71 Eastridge Unit No. 44, P-13-72 Park Hills Unit No. 2, P-13-73 Tradewind Air Park Unit No. 20.

No action was taken on these plats.

#### **PENDING ITEMS:**

ITEMS 13-33: P-08-10 The Woodlands of Amarillo Unit No. 14, P-10-19 Dixon Acres Unit No. 5, P-11-31 Sundown Acres Unit No. 6, P-11-54 Tradewind Air Park Unit No. 19, P-12-23 Soncy Estates Unit No. 3, P-12-45 Redstone Addition Unit No. 1, P-12-52 Bownds Industrial Park Unit No. 1, P-13-05 Beverly Gardens Unit No. 22, P-13-30 The Park Unit No. 7, P-13-32 University Heights Unit No. 7, P-13-39 Tascosa Estates Unit No. 13, P-13-47 Wildflower Village Unit No. 1, P-13-48 South Side Acres Unit No. 24, P-13-49 Teresa D'Ann Unit No. 4, P-13-51 Holiday South Unit No. 9, P-13-54 Lawrence Park Addition Unit No. 109, P-13-59 Hollywood Addition Unit No. 18, P-13-63 Fleet Addition Unit No. 4, P-13-64 South Side

Estates Unit No. 37, P-13-65 Lonesome Dove Estates Unit No. 5, P-13-67  
Amended Puckett West Addition Unit No. 15.

No action was taken on these plats.

ITEM 34: Public Forum: Time is reserved for any citizen to comment on City zoning or planning concerns; however, the Commission can take no action on any issue raised.

No comments were made.

ITEM 35: Discuss Items for Future Agendas.

No further comments were made and meeting adjourned at 3:20 p.m.

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Kelley Shaw, Secretary  
Planning & Zoning Commission